

ORDINANCE NO. 1097

AMENDING THE OFFICIAL DISTRICT MAP OF THE CITY OF LODI AND THEREBY REZONING THE WEST ONE-HALF OF A 45-ACRE PARCEL LOCATED BETWEEN SOUTH FAIRMONT AVENUE AND SOUTH HAM LANE NORTH AND SOUTH OF THE FUTURE EXTENSION OF WEST TOKAY STREET (i.e. 621 SOUTH FAIRMONT AVENUE) FROM R-GA, GARDEN APARTMENT RESIDENTIAL TO C-P COMMERCIAL PROFESSIONAL.

The City Council of the City of Lodi does ordain as follows:

Section 1. The Official District Map of the City of Lodi adopted by Section 27-2 of the Code of the City of Lodi is hereby amended and the property hereinafter described rezoned and reclassified from its present classification, as being in the R-GA, Garden Apartment Residential to C-P, Commercial-Professional, viz:

A portion of the Northeast Quarter of Section 11, Township 3 North, Range 6 East, Mount Diablo Base and Meridian, being described as follows:

Commencing at the Southwest corner of said Northeast Quarter; thence North 0° 10' East, along the West line of said Quarter, 1182.36 feet; thence South 89° 07' East, 40.00 feet to the TRUE POINT OF BEGINNING; thence North 0° 10' East, 316.36 feet; thence South 89° 07' East, 617.33 feet; thence South 0° 10' West, 316.36 feet; thence North 89° 07' West, 617.33 feet to the TRUE POINT OF BEGINNING.

The alterations, changes and amendments of said Official District Map of the City of Lodi herein set forth have been approved by the City Planning Commission and by the City Council of this City after public hearings held in conformance with the provisions of Chapter 27 of the Code of the City of Lodi and the laws of the State of California applicable hereto.

Section 2. The above rezoning and reclassification is subject to the following conditions :

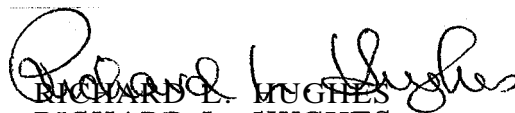
1. dedication and improvement of West Tokay Street be in conformance with the Adopted Specific Plan;
2. provision of a left-turn pocket and additional street dedication on West Tokay Street at South Ham Lane are to conform with the west side of Ham Lane in Homestead Manor Subdivision to the approval of the Public Works Director ;
3. installation of curb, gutter and sidewalk on West Tokay Street;
4. installation of sidewalks along the South Ham Lane and South Fairmont Avenue frontages;
5. provision of street lights to the requirements of the Utilities Director;
6. installation of fire protection facilities as required by the Fire Chief and approved by the Public Works Director;
7. provision of storm drainage facilities and payment of fees as required by the Public Works Director;

8. provision of public utility easements as required by the City of Lodi and the various utility companies;
9. undergrounding of all electrical, telephone and CATV facilities as approved by the City of Lodi and the various utility companies ;
10. installation of sewer taps to each lot by the City of Lodi, with the cost being borne by the developer; and
11. installation of water taps to each lot by the developer.


Section 3. All ordinances and parts of ordinances in conflict herewith are hereby repealed insofar as such conflict may exist.

Section 4. This ordinance shall be published one time in the "Lodi News Sentinel", a daily newspaper of general circulation printed and published in the City of Lodi and shall be in force and take effect thirty days from and after its passage and approval.

Approved this 2nd day of March 1977

  
RICHARD L. HUGHES

Mayor

  
Attest: ALICE M. REIMCHE  
City Clerk

State of California  
County of San Joaquin, ss.

I, Alice M. Reimche, City Clerk of the City of Lodi do hereby certify that Ordinance No. 1097 was introduced at a regular meeting of the City Council of the City of Lodi held February 16, 1977 and was thereafter passed, adopted and ordered to print at a regular meeting of said Council held March 2, 1977 by the following vote :


Ayes: Councilmen - KATNICH, PINKERTON and  
HUGHES

Noes: Councilmen - None

Absent: Councilmen - EHRHARDT

Abstain: Councilmen - KATZAKIAN

I further certify that Ordinance No. 1097 was approved and signed by the Mayor on the date of its passage and the same has been published pursuant to law.

  
ALICE M. REIMCHE  
City Clerk